

## CHAPTER 4

### GRAVEL ZONE, G-1

- 4-1. Permitted Uses
  - 4-2. Conditional Uses
  - 4-3. Area, Width, Yard and Height Regulations
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#### 4-1. Permitted Uses.

In Gravel Zone G-1, no building structure or land shall be used, and no building or structure shall be erected which is arranged, intended or designed to be used for other than one or more of the following uses:

- 1. Deleted 2002-23
  - 2. Sand and gravel excavation including crushers and concrete batching plants, asphalt plants, subject to all provisions of the Weber County Excavation Ordinance. No unusual amount of dust, smoke, fumes, noxious odor, vibration or noise shall be disseminated beyond the boundaries of the zone in which such use is located
  - 3. Accessory uses and buildings customarily incidental to the above and devoted exclusively to the main permitted use of the premises
  - 4. Only sand and gravel mined on the premises may be processed in any crushing plant, concrete batching plant and asphalt plant located on the lot or premises 7-63
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#### 4-2. Conditional Uses.

- 1. Clean Fill of Natural Depressions. 5-91
  - 2. Educational/Institutional Identification Sign 20-94, 30-94
  - 3. Public Utility Substations 96-42
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#### 4-3. Area, Width, Lot and Height Regulations. 7-63, 2002-23

- 1. Minimum lot area 40,000 sq. ft.
- 2. Minimum lot width 150 feet
- 3. Minimum lot setbacks
  - a. Front and rear 30 feet
  - b. Side
    - i. main building 20 feet each side
    - ii. accessory building 10 feet except one (1) ft. if located at least 10 feet in rear of main building
    - iii. accessory buildings over 1,000 sq. ft. - see Chapter 23-29
  - c. Side, facing street corner lot 20 feet
- 4. Building Height
  - a. Minimum one story
  - b. Maximum 35 feet

Excavation and removal of soil, sand or gravel and accessory structures or buildings shall be located and operated not closer than one hundred (100) feet from any public street and not closer than fifty (50) feet from any property line, provided that gravel crushers, concrete batching plants, or asphalt plants shall be located not closer than six hundred (600) feet from any "R" Zone (or Agricultural Zone) boundary.

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